

EXHIBIT NO. 1

TRUSTEE'S SALE

By virtue of the Power of Sale contained in a Deed of Trust from Robert Pearce Bennett, also known as Robert P. Bennett and Doris E. Bennett, his wife, to William M. Storm, Trustee, dated May 17, 1951, and recorded in Liber No. 492, folio 207 &c., one of the Land Records for Frederick County, the undersigned Trustee will sell at public sale at the Court House Door, in Frederick, Maryland, on Saturday, the 4th day of April, 1953, at the hour of eleven o'clock, a. m. all the hereinafter described property conveyed by said Deed of Trust, to-wit:

FIRST: All that lot or parcel of land situate, lying and being in Braddock Election District, Frederick County, Maryland, containing 1.31 acres, more or less, and beginning for the same at a large flint stone standing on the east margin of Ridge Road between Braddock Heights and High Knob, said stone being also the north-west corner of the lot conveyed to C. Fred Main by Samuel Klipp and Beulah I. Klipp, his wife, and running thence with the main boundary N. 88 degrees E. 273 feet to an iron pipe in the center of a stone fence; thence with the stone fence and the extension thereof in a straight line N. 0 degrees 21' E. 435.5 feet to an iron pipe in a stone fence, thence with the stone fence S. 30 degrees 03' W. 448 feet to a fence corner, thence S. 67 degrees 30' W. 61 feet to an iron pipe on the east margin of the above mentioned Ridge Road, thence with the east margin of the said road S. 5 degrees 12' E. 36 feet, to the stone at the place of beginning, containing 1.31 acres.

It being the same real estate conveyed unto Robert Pearce Bennett and Doris E. Bennett, his wife, by deed from Samuel M. Klipp and Beulah I. Klipp, his wife, dated August 26, 1948, and recorded in Liber No. 474, folio 109, one of the Land Records for Frederick County.

SECOND: All the following described real estate located in Braddock District, Frederick County, Maryland, to-wit: All that triangular lot of land being the southwestern portion of the same real estate conveyed to Maurice F. Klipp and Nannie C. Klipp, his wife, by deed from Paul Klipp widower, dated October 28, 1933, and recorded in Liber No. 388, folio 345, one of the Land Records for Frederick County, and having a frontage of 170 feet on the east side of Ridge Road leading from Braddock to High Knob and extending back to the lands of Robert P. Bennett and Doris E. Bennett, his wife.

It being the same real estate which was conveyed unto Robert P. Bennett and Doris E. Bennett, his wife, by deed from Maurice F. Klipp and Nannie C. Klipp, his wife, dated June 13, 1949, and recorded in Liber No. 491, folio 343, one of the Land Records for Frederick County.

This property is improved with a one-story dwelling house containing two bedrooms, living room, hall, kitchen, utility room and bath, and has oil circulating heat.

A deposit of ten per cent of the purchase price will be required of the purchaser or purchasers on day of sale, and the balance to be paid upon ratification thereof by the Court.

Taxes to be adjusted to day of sale. Cost of conveyancing and Federal revenue stamps at the expense of the purchaser.

WILLIAM M. STORM

V. Grant Hueser, Auctioneer

I (we) hereby acknowledge to have purchased from William M. Storm, Trustee, the real estate described in the annexed advertisement of sale, at and for the sum of Eight Thousand Dollars, and I (we) hereby agree to comply with the terms of sale as prescribed in said annexed advertisement of sale.

WITNESS MY (OUR) HAND(S) AND SEAL(S)

ON THIS 4th DAY OF APRIL, 1953.

WITNESS:

Mon R. Rodenberg SEAL

Virginia L. Jones SEAL
(Agent)

Filed April 7, 1953